Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20100074925 DEEDWARR
Recvd: 11/29/10 11:23 2 pgs
Fees:13.00 Taxes:3145.00
20101129-0094705

39-B
File #10-1326

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Julie Boswell, and Kevin Campbell, as tenants in common** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Adam Michael, and Susan A. Michael, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 7 on the Subdivision Plat of Elder Place Subdivision, a Cluster Lot Development, Estes Road, of record as Inst. No. 20030807-0112667, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Julie Boswell and Kevin Campbell, as tenants in common, by Warranty Deed from HR Properties of Tennessee, dated 4-14-06 of record in Inst. No. 20060417-0043529, Register's Office, Davidson County, TN. Said Julie Boswell and Kevin Campbell were wife and husband at the time of said conveyance and remain wife and husband at the time of this conveyance.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4115 Elder Place, Nashville TN, 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS THE EXECUTION HEREOF this 23rd day of November, 2010.

Julie Boswell

Julie Boswell

Kevin Campbell

Kevin Campbell

State of Tennessee)
County of Davidson)

On this 23rd day of November, 2010, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Julie Boswell and Kevin Campbell, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution thereof to be their act and deed.

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE TN DAVIDSON CO

Notary Public

My Commission Expires: 7-8-13

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 850,000.00.

Alice J. Stewart
Affiant

Sworn and subscribed before me on this the 23rd day of November, 2010.

Notary Public

My Commission Expires: 7.25.12

RYAN A. RAFOTH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Adam Michael 4115 Elder Place Nashville, TN 37215	OWNER	116-12-0-J-007.00